

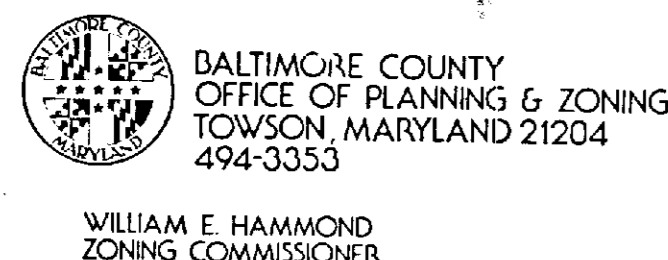
Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will not adversely affect the health, safety, and general welfare of the community, the variance(s) should ~~be~~ not be granted.

Therefore, IT IS ORDERED by the ^{Deputy} Zoning Commissioner of Baltimore County, this 18th day of July, 1983, that the herein Petition for Variance(s) to permit a side yard setback of 9 feet in lieu of the required 15 feet for the expressed purpose of locating a window on the east wall of the existing dwelling, in accordance with the site plan filed herein, is hereby GRANTED, from and after the date of this Order, subject, however, to the approval of said plan by the Department of Public Works and the Office of Planning and Zoning.

Jeann M.H. Jung
Deputy Zoning Commissioner of
Baltimore County

ORDER RECEIVED FOR FILING

DATE July 18, 1983
BY May Lempere (clerk)



WILLIAM E. HAMMOND
ZONING COMMISSIONER

July 18, 1983

Mr. and Mrs. Richard Lee Hilbert
4529 Ambermill Road
Baltimore, Maryland 21236

RE: Petition for Variance
S/S of Ambermill Rd., 107' SW of Cottin-
ton Rd. - 11th Election District
Richard L. Hilbert, et ux - Petitioners
NO. 84-17-A (Item No. 230)

Dear Mr. and Mrs. Hilbert:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

Jeann M.H. Jung
JEAN M.H. JUNG
Deputy Zoning Commissioner

JMHJ/mc

Attachments

cc: John W. Hessian, III, Esquire
People's Counsel

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond, Zoning Commissioner
TO: Office of Planning and Zoning Date: May 23, 1983
FROM: Ian J. Forrest
SUBJECT: Zoning Variance Items

The Baltimore County Department of Health has reviewed the following zoning variance items, and has no specific comments regarding same:

Item # 172 - P & M Enterprises, Inc.
Item # 173 - Joseph L. Soley
Item # 181 - Robert H. & Mildred J. McKenny
Item # 190 - J. M. G. Company, Inc.
Item # 191 - Fred L. Elrick, Sr.
Item # 192 - Cohn Brothers
Item # 193 - Galway, Incorporated
Item # 199 - Clarence & Irene McNeal
Item # 204 - Robert C. Baumgartner
Item # 207 - F & S Partnership
Item # 210 - Ervin J. & Joan W. Cerveny
Item # 211 - Middle River Realty Company, Inc.
Item # 221 - Barry L. & Ruth Green
Item # 225 - Mattie Kiron
Item # 228 - Christopher R. & Pamela L. Burrow
Item # 230 - Richard L. & Licia M. Hilbert
Item # 231 - James E. & Mary E. O'Meara, Jr.
Item # 232 - Venice K. Paterakis
Item # 233 - Merritt Blvd. Limited Partnership
Item # 234 - Burton Crossing Joint Venture
Item # 236 - Owen C. & Elsie M. Smith, Jr.
Item # 237 - Joseph W. & Donna M. Stack
Item # 238 - John W. & Maureen S. Diegel
Item # 241 - Broadus B. & Ruth W. Whitlock, Jr.
Item # 242 - Herbert L. & Patricia H. Gynes
Item # 243 - Lawrence J. & Patricia A. Sadowski
Item # 244 - Edwin B. & Sharyn A. Drager
Item # 246 - Martin Plaza, Inc.
Item # 248 - Martin E. Feehaley, Jr., et ux

Ian J. Forrest
Ian J. Forrest, Director
BUREAU OF ENVIRONMENTAL SERVICES

IJF/rth

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Nicholas Commodari
TO: Zoning Department Date: May 17, 1983
FROM: Charles Burnham
SUBJECT: Zoning Advisory Committee
Meeting of May 19, 1983

Item #227 See Comments
Item #228 See Comments
Item #229 See Comments
Item #230 No Comments
Item #231 See Comments
Item #232 See Comments
Item #233 See Comments

djl

PETITION FOR VARIANCE

11th Election District

ZONING: Petition for Variance
LOCATION: South side of Ambermill Road, 107 ft. Southwest of
Cottington Road
DATE & TIME: Thursday, July 14, 1983 at 9:45 A.M.
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake
Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit a side yard setback of 9 ft.
in lieu of the required 15 ft.

The Zoning Regulation to be excepted as follows:
Section 1B01.2.C.6 (V.B.6.b) - side yard setback in a D.R. 16 zone
All that parcel of land in the Eleventh District of Baltimore County

Being the property of Richard L. Hilbert, et ux, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, July 14, 1983 at 9:45 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue,
Towson, Maryland

BY ORDER OF
WILLIAM E. HAMMOND
ZONING COMMISSIONER
OF BALTIMORE COUNTY

BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Dubel, Superintendent Towson, Maryland - 21204

Date: May 9, 1983

Mr. William E. Hammond
Zoning Commissioner
Baltimore County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Z.A.C. Meeting of: May 10, 1983

RE: Item No: 227, 228, 229, 230, 231, 232, 233
Property Owner:
Location:
Present Zoning:
Proposed Zoning:

District:
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

Wm. Nick Petrovich
Wm. Nick Petrovich, Assistant
Department of Planning

NNP/bp

Mr. William E. Hammond
Zoning Commissioner
Room 109, County Office Building
Towson, Maryland 21204

RE: Case No. 84-17-A, Item 230
Building Permit Application No.
Election District

Dear Mr. Hammond:

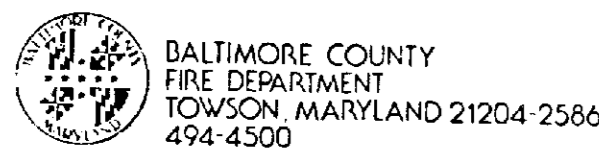
We, the undersigned, being the owner of the above mentioned property and the applicant for the above referenced building permit, do hereby acknowledge that we are fully aware of your Order being subject to a thirty (30) day appeal period, but wish to go ahead with the permit application prior to the expiration of said appeal period.

We hereby relieve our builder, Baltimore County, Maryland, and you from any liability or responsibility for any consequences which might arise during the appeal period.

Very truly yours,

Wm. Nick Petrovich
DATE - 7-14-83

WED:bco



PAUL H. REINCKE
CHIEF

Mr. William Hammond
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, Maryland 21204

Attention: Nick Commodari, Chairman
Zoning Plans Advisory Committee

RE: Property Owner: Richard L. and Licia M. Hilbert

Location: S/S Amhermill Road 107' S/W from centerline of Cottingham Road

Item No.: 230 Zoning Agenda: Meeting of May 10, 1983

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

() 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ feet along an approved road, in accordance with Baltimore County Standards as published by the Department of Public Works.

() 2. A second means of vehicle access is required for the site.

() 3. The vehicle dead end condition shown at _____

EXCEEDS the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

(X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

() 6. Site plans are approved, as drawn.

() 7. The Fire Prevention Bureau has no comment at this time.

REVIEWER: *George M. McDonald*
Planning Group Fire Prevention Bureau
Special Inspection Division

JK/mb l/cm

7/14/83

Petition For Variance

11th Election District

ZONING: Petition for Variance

LOCATION: South side of Amhermill Road, 107' S/W from centerline of Cottingham Road

DATE & TIME: Thursday, July 14, 1983 at 9:45 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commission of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the following:

Petition for Variance to permit a side yard setback of 8 ft. in lieu of the required 12 ft.

The Zoning Regulation to be accepted is as follows:

Section 1201.3.C.2.A (Y.S.B.) - side yard setback is 8 ft. in lieu of the required 12 ft.

All that parcel of land in the Eleventh District of Baltimore County, beginning at a point 107' southwest of the intersection of Cottingham Road and Amhermill Road on the south side of Amhermill Road.

Being Lot 18 Block B in the subdivision of Amhermill, Plat #2, Section II, Phase 1B of Whitehansa, Book 6, Folio 151, also known as 4529 Amhermill Road in the 11th Election District.

Being the property of Richard L. Hilbert, et ux, as shown on plat filed with the Zoning Department.

Hearing Date: Thursday, July 14, 1983 at 9:45 A.M.

Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.

By Order of William L. Hammond, Zoning Commissioner of Baltimore County

The Times

Middle River, Md., June 23, 1983

This is to Certify, That the annexed

was inserted in The Times, a newspaper printed and published in Baltimore County, once in each of _____ successive

weeks before the _____ day of _____, 1983.

George M. McDonald Publisher.



BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND
ZONING COMMISSIONER

June 30, 1983

Mr. & Mrs. Richard L. Hilbert
4529 Amhermill Road
Baltimore, Maryland 21236

Re: Petition for Variance
S/S Amhermill Rd., 107' SW of
Cottingham Road
Case No. 84-17-A

Dear Mr. & Mrs. Hilbert:

This is to advise you that \$47.77 is due for advertising and posting of the above property.

Please make the check payable to Baltimore County, Maryland, and remit to Arlene January, Zoning Office, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Very truly yours,

William E. Hammond
WILLIAM E. HAMMOND
Commissioner

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE-REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 119415

DATE: 7/14/83

ACCOUNT: R-01-615-000

AMOUNT: \$47.77

RECEIVED: Richard L. Hilbert

FOR: Advertising & Posting Case 84-17-A

6 015*****477710 8146A

VALIDATION OR SIGNATURE OF CASHIER

June 14, 1983

Mr. & Mrs. Richard L. Hilbert
4529 Amhermill Road
Baltimore, Maryland 21236

NOTICE OF HEARING

Re: Petition for Variance
S/S of Amhermill Rd., 107' SW of
Cottingham Road
Richard L. Hilbert, et ux - Petitioners
Case No. 84-17-A

TIME: 9:45 A.M.

DATE: Thursday, July 14, 1983

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE, TOWSON, MARYLAND

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE-REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

No. 117340

DATE: 4/26/83

ACCOUNT: 01-615

AMOUNT: \$35.00

RECEIVED: Richard L. Hilbert

FOR: Filing fee for Variance

Item # 230

6 015*****350010 8262A

VALIDATION OR SIGNATURE OF CASHIER

CERTIFICATE OF PUBLICATION

TOWSON, MD., June 23, 1983

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., on _____

of one time _____ before the _____ day of _____, 1983.

appearing on the _____ day of _____, 1983.

S. Frank Jefferson
S. FRANK JEFFERSON
Manager.

Cost of Advertisement, \$ _____ 19.25

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

District: 11 Date of Posting: 6/24/83

Posted for: *Richard L. Hilbert et ux*

Petitioner: *Richard L. Hilbert et ux*

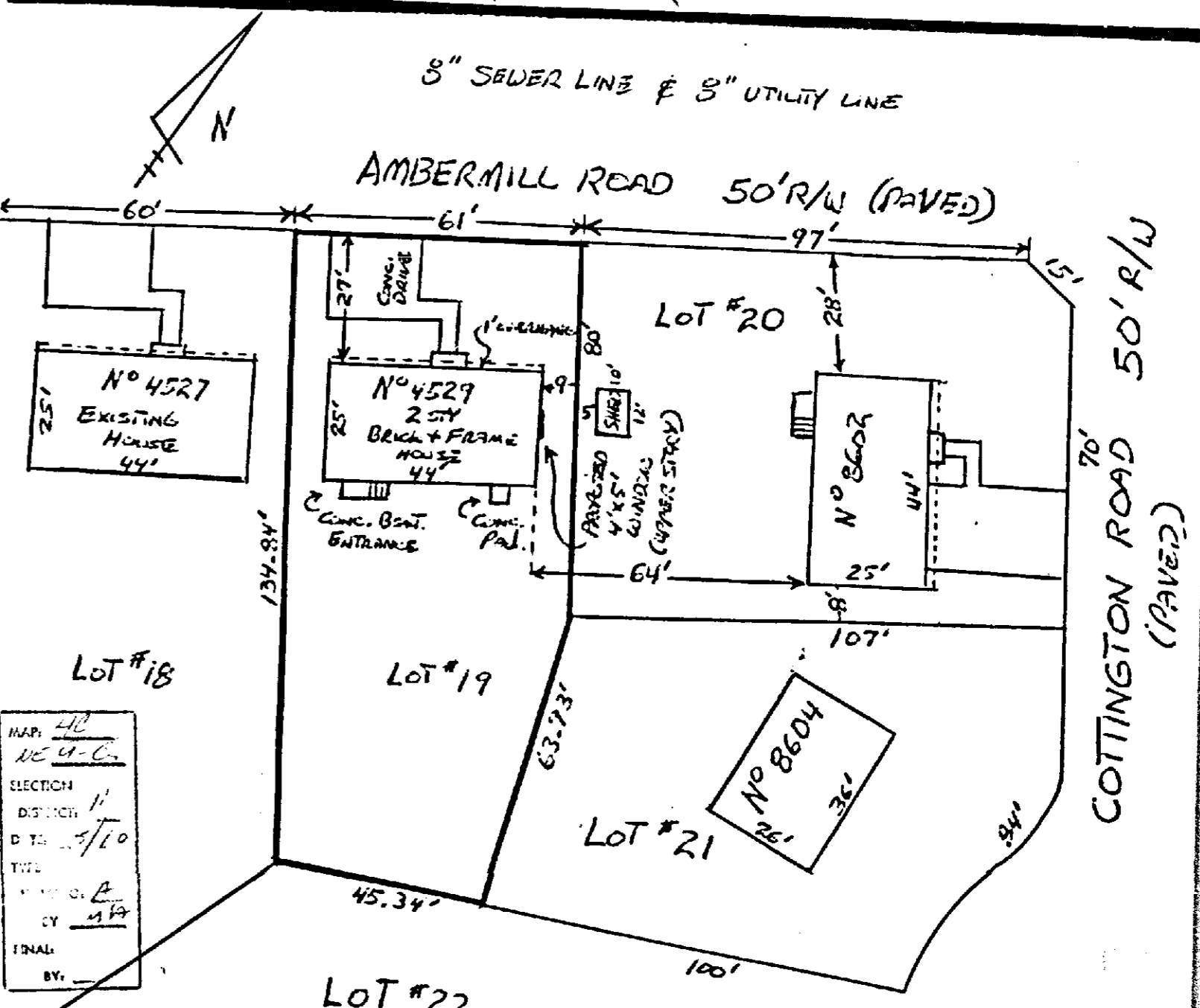
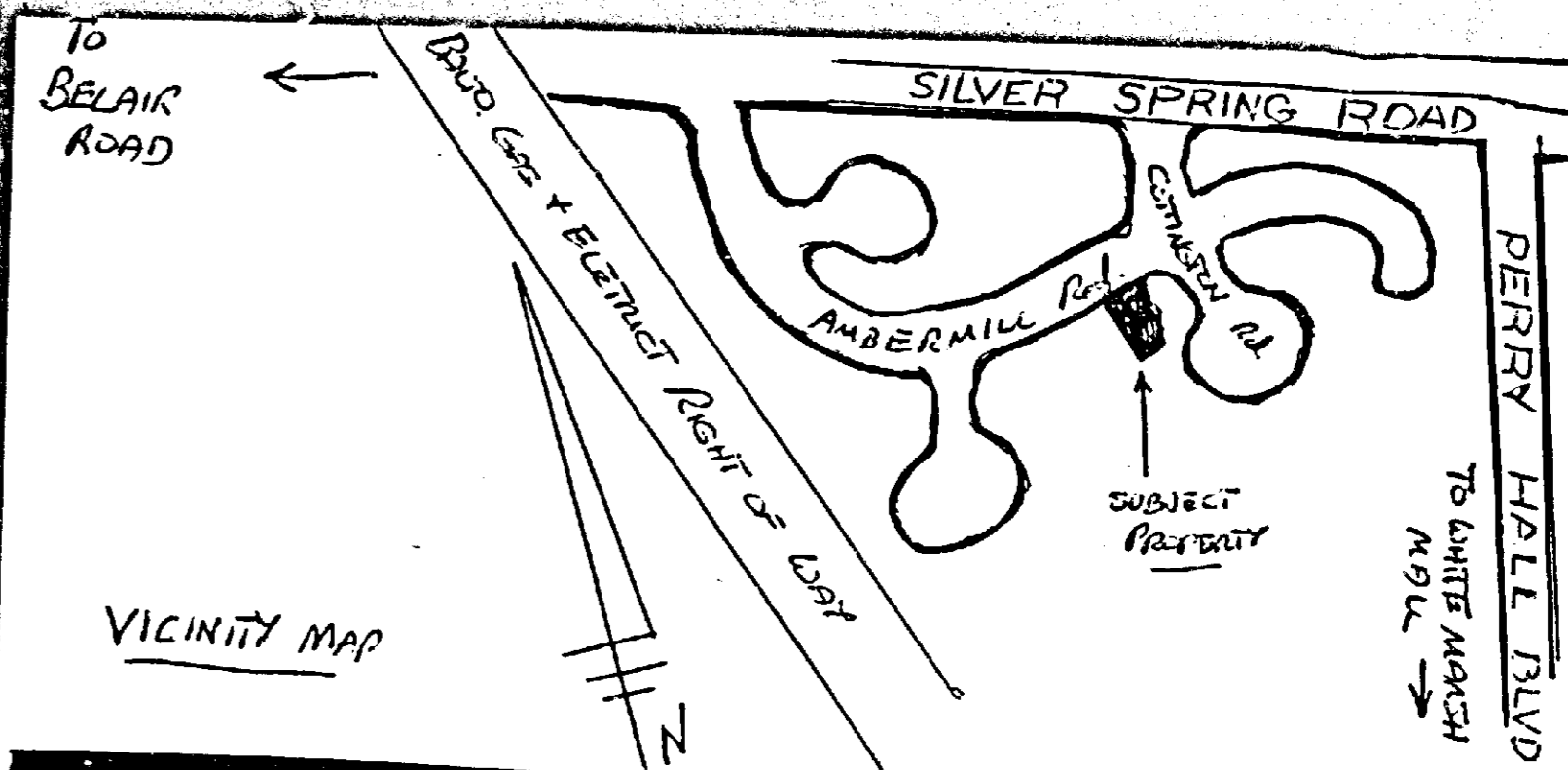
Location of property: *S/S Amhermill Rd. 107' SW of Cottingham Rd.*

Location of Sign: *Front of property at 4529 Amhermill Rd.*

Remarks: _____

Posted by: *William E. Hammond* Date of return: 6/27/83

Number of Signs: _____



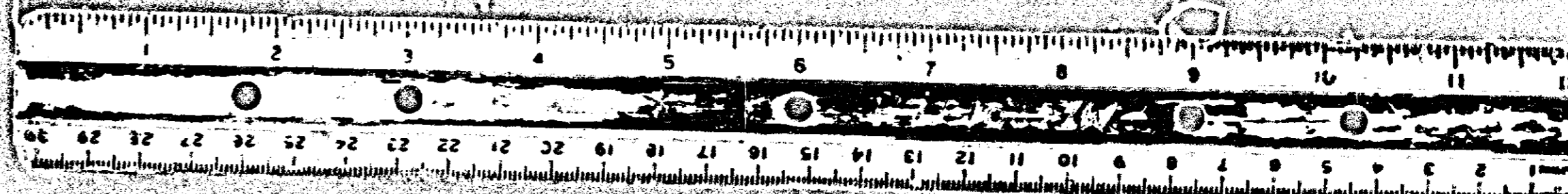
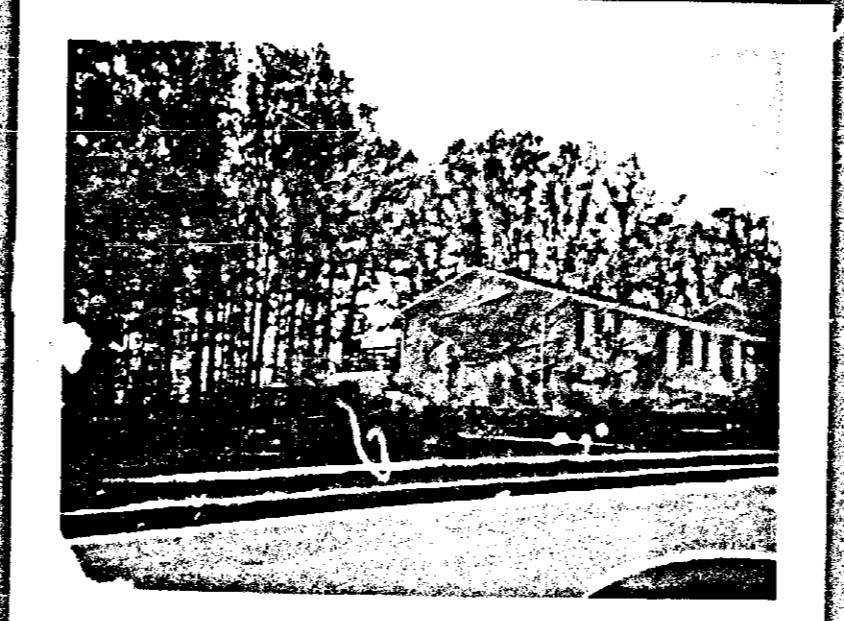
PLAT FOR ZONING VARIANCE SCALE 1" = 30'

OWNER - RICHARD LEE & LICIA MARGARITA HILBERT

LOCATION - 4529 AMHERMILL ROAD, BALTIMORE, MD. 21236

DISTRICT #11, ZONED D.R.-1G

SUBDIVISION - AMHERMILL, PLAT #2, SECTION II, PAGE 18 OF WHITEHANS, LOT #19, E.H.K. JR. 41, FOLIO 151



18'-0" NEW 1 STORY ABOVE GRADE

EXIST. PAVED PARKING LOT

45'-0" NEW ADDITION ABOVE GRADE



ZONED B.M.

EXISTING 1-STORY ABOVE GRADE

EXIST. 2 STORY FRAME BLDG.

EXIST. PAVED DRIVE

EXISTING PLANTING

ZONED B.M.

ZONED B.M.

PLANS APPROVED
OFFICE OF PLANNING & ZONING

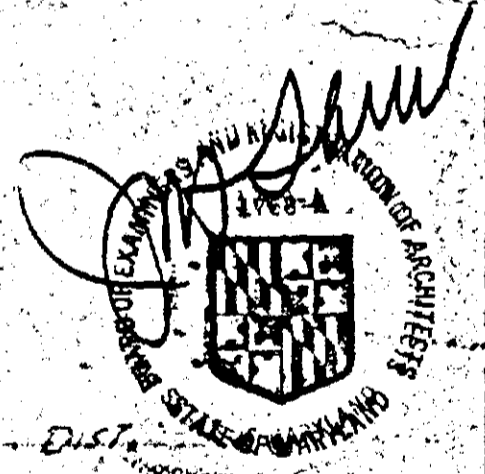
BY: *[Signature]*
PLANNING
DATE: *9/2/83*
BY: *[Signature]*
ZONING COMMISSIONER
DATE: *9/16/83*
84-18A
C-975-83

LOT AREA 4612.50 SQ. FT.
EXIST. BLDG. FL. AREA
1ST FLOOR AREA 703.54 FT.
2ND FLOOR AREA 1096
1799.54 FT.

NEW ADDITION 2154.44 FT.
TOTAL 3953.98 FT.

EXISTING PARKING 6 - 9'x18'
REQUIRED PARKING
197 ft. 200/703 = 2.3
REQUIRED SPACES 8.8 OR 9 SPACES

EXISTING PLANTED AREA 600 SQ. FT.
 $\frac{395.5}{3953} = .1$ AMENITY OPEN SPACE RATIO



BALTIMORE AVE.

CORTLAND AVE

WASHINGTON AVE.

WASHINGTON AVE.

230' TO E. OF SUSQUEHANNA AVE.

PLOT PLAN

PROPERTY ACROSS THE STREET
B.M.

Dated: 6-14-83

LOCATION MAP

NEW ADDITION TO

O'NEARA CONSTRUCTION CO.
204 WASHINGTON AVE.
TOWSON, MD.

JOHN M. HILLIARD
ARCHITECTS
BALTIMORE, MD. 21218

STRUCTURAL ENGINEER
MECHANICAL ENGINEERS

DATE	4-83
JOB NO.	
SHEET	A
NUMBER	1

